April 2005

Former Holchem Facility, a.k.a Former Chase Chemical Site, Pacoima, California

DEPARTMENT OF TOXIC SUBSTANCES CONTROL

Please Comment on a Proposed Cleanup

Department of Toxic Substances Control (DTSC) is one of six Boards and Departments within the California Environmental Protection Agency. The Department's mission is to restore, protect, and enhance environmental quality and economic vitality by regulating hazardous waste, conducting and overseeing cleanups, and developing and promoting pollution prevention.

State of California

California Environmental Protection Agency

Former Holchem facility, where soil and groundwater needs cleanup.

Introduction

The California Department of Toxic Substance Control (DTSC) proposes to clean up the soil and groundwater contamination at the Former Holchem facility

The Site is an industrial property located at 13540 and 13546 Desmond Street in Pacoima, California, on approximately two acres of land, between Desmond Street and the Simi Valley (118) Freeway easement in Los Angeles County.

Investigations conducted at the site have determined that the soil and groundwater are contaminated with solvents and other chemicals.

Public Hearing

May 4, 2005
6:30 p.m.
Telfair Elementary School Auditorium
10975 Telfair Avenue
Pacoima, California

At this public hearing we will discuss the proposed cleanup, answer questions, and take oral and written comments. DTSC encourages your participation.
Spanish translation will be provided

Public Comment Period

April 20, 2005 to May 20, 2005

You are invited to review and comment on the Draft Remedial Action Plan (RAP)

Written comments must be postmarked by May 20, 2005. See Page 4 for addresses and e-mail information.

The Draft Remedial Action Plan and other documents related to the project are available at the places listed on page 4 of this fact sheet.

Site History

Early 1960s -- site used to distribute beverages.
1967 to 1987 -- Chase Chemical Company used site to store industrial chemicals in underground storage tanks (USTs), aboveground storage tanks (ASTs) and other containers for packaging and resale.
1987 -- Holchem, Inc., leased the property and continued the storage and resale of industrial chemicals.
1988 -- Twenty underground storage tanks were removed from the site under the oversight of the Fire Department.
1999 -- Holchem purchased the property.
2000 -- Site investigation under the DTSC oversight began.
2001 -- Site operations ended.
2003 -- An interim removal action (IRA) consisting of Soil Vapor Extraction (SVE) began to clean the soil "in place" and continues today.

For more information on how Soil Vapor Extraction Systems operate, please see the University of California website at http://sve.ucdavis.edu/index.htm.

Sampling data shows soil and groundwater are contaminated with the following chemicals and solvents:

- trichloroethene (TCE),
- perchloroethene (PCE),
- 1,1,1-trichloroethane (1,1,1-TCA),
- 1,1-dichloroethene (1,1-DCE),
- 1,1-dichloroethane (1,1-DCA),
- toluene,
- methylene chloride,
- methyl ethyl ketone (MEK), methyl isobutyl ketone (MIBK)
- acetone
- ethylbenzene,
- xylenes,
- cis-1,2-DCE
- 1,4-dioxane

These chemicals are typically used in paints, metal degreasing operations and dry cleaning processes. Light non-aqueous phase liquid (LNAPL) has also been detected at the site.

Potential Risks

The site is paved with asphalt and concrete, minimizing the chance for people to come into contact with the contaminated soil. The groundwater beneath the site is not used as a drinking water source. Current and future use of the site is not expected to cause further damage to environmental conditions either on or off the site.

Different ways to clean up the site

The Draft Remedial Action Plan describes the various options considered. These include:

- Treat the soil using SVE
- Pump and treatment of (groundwater to remove source and to control movement of contamination)
- Groundwater monitoring
- Putting a "cap" or cover over the soil
- deed restriction (keeping the site from being used for certain sensitive uses like a day care center)
- Stabilization (preventing chemical movement through soil)
- Soil flushing
- Biological treatment

For each option, we looked at how well it would work, the cost, effectiveness, and feasibility, and how it would protect human health and the environment.

What is being proposed?

- **Continued use of the Soil Vapor Extraction System to clean the soil**
- **A Pump and Treat System to cleanup contaminated groundwater**
- **Bio-sparging (a process that involves blowing air into the groundwater to "strip" away contamination and resulting vapors are captured by the SVE system)**
- **Groundwater testing (pump test) will be done to evaluate the need to install additional pumping wells offsite.**

A detailed description of all options is provided in the draft RAP, section **6.3.**

We expect the soil and groundwater cleanup to take 3-5 years. Additionally, a "deed restriction" will be placed on the property for industrial and commercial uses only. This ensures that the site is not used for residential or sensitive uses such as day care center.

Dealing with construction and operation to treat soil and groundwater

Most work to install the wells and cleanup equipment will be performed at the site. No impact to adjacent properties is anticipated. Some work to install a clean water discharge pipe to the nearby storm drain located in Desmond Street will be performed. Offsite groundwater pumping wells may also be installed along Paxton Street. This work includes trenching in the street. To protect the public, traffic control, dust control (including the wetting and covering of soils) and other measures will be taken.

Findings about the effect of the cleanup action on the environment

As required by State law (the California Environmental Quality Act, CEQA), we studied the possible effect of the cleanup actions on the environment. For example, in the document, Special Initial Study, we looked at whether the operation of the SVE and pump and treat would cause air or surface water pollution, disturb wildlife or habitat, or interfere with traffic patterns. The proposed cleanup activities will not have a significant effect on the human health and the environment.

We describe our study and this conclusion in the CEQA document which is also available for review.

More information at the library and at our agency's office

The Draft Remedial Action Plan, the Remedial Investigation Work Plan, Risk Assessment, Special Initial Study, CEQA and other documents related to the project are available at the Pacoima Public Library, 13605 Van Nuys Blvd., Pacoima, Phone no. (818) 899-5203.

Also, the documents are available at our office: 1011 N. Grandview Avenue, Glendale. Please call Ms. Jone Barrio at (818) 551-2886 for appointment.

Where to send comments

Comments must be postmarked or emailed by May 20, 2005 and sent to:

Gabriel Farkas
Department of Toxic Substances Control
1011 N. Grandview Avenue
Glendale, California 91201
Email: gfarkas@dtsc.ca.gov

Who to call for more information

If you have questions about the cleanup, please call or email either of these two people at the Department of Toxic Substances Control:

Maya Akula, Public Participation Specialist,
(818) 551-2917
Email: makula@dtsc.ca.gov

Dr. Gabriel Farkas, Project Manager
(818) 551-2865
Email: gfarkas@dtsc.ca.gov

For Information in Spanish, please call Jesus Cruz at (818) 551-2875

Media Inquiries

Jeanne Garcia
Public Information Officer
(818) 551-2176
Email: jgarcia1@dtsc.ca.gov

For more information about DTSC, please visit our web site at www.dtsc.ca.gov

Notice of the Hearing Impaired

You can obtain additional information by using the California State Relay at 1-888-877-5378 (TDD). Ask them to contact Maya Akula at (818) 551-2917 regarding the site.

Meeting Room Accessibility

For information on meeting room accessibility and to request reasonable accommodations, please contact Maya Akula at (818) 551-2917 at least one week in advance of the meeting.

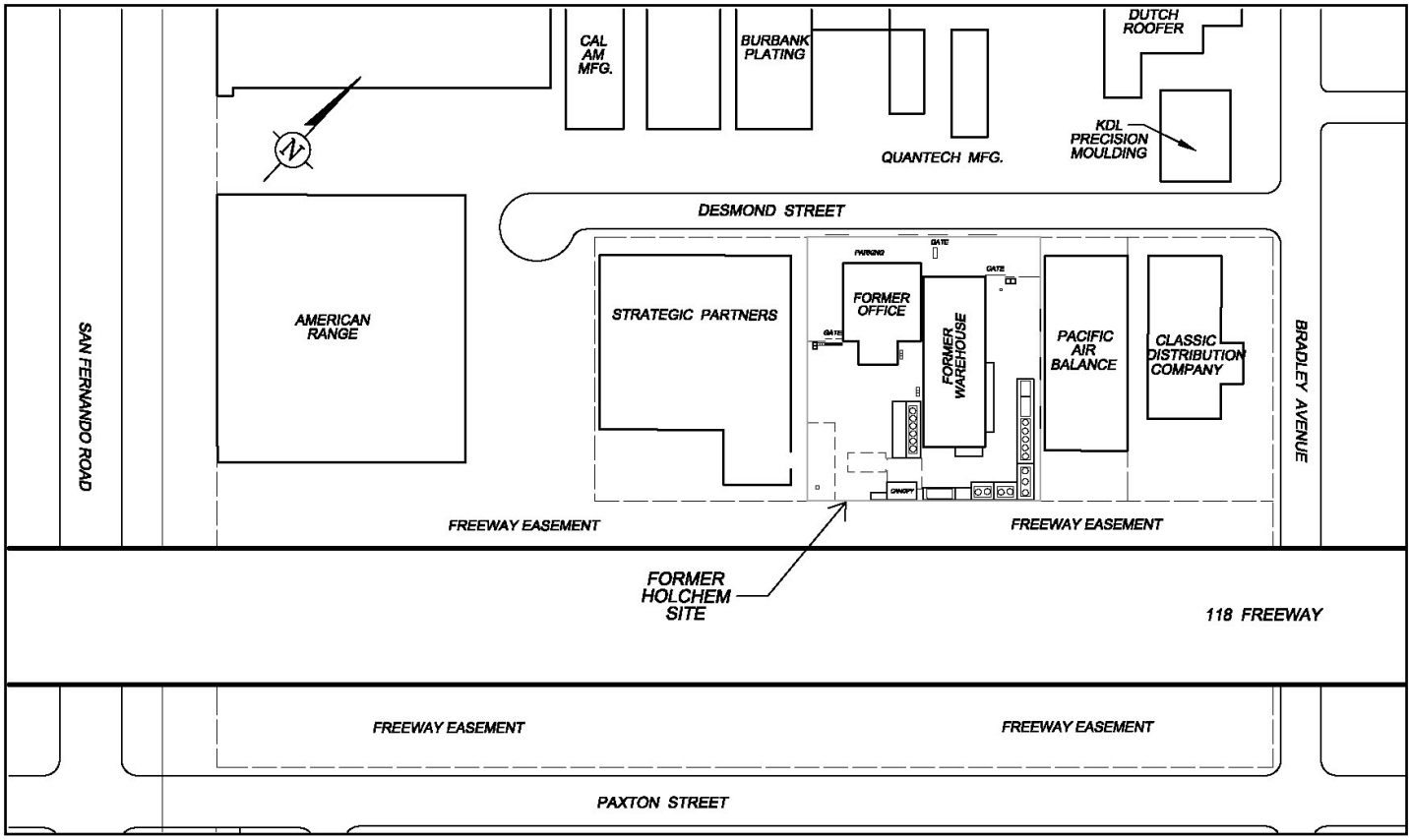

Figure showing the Former Holchem facility.

What did you think of this fact sheet?

We are working hard to make our fact sheets clear and easy to read. It would help us a lot if you could take a moment and let us know how we're doing.

1) Was the information easy to understand? ____ yes ___ no

2) Was there enough information? ____ yes ____no

3) Was there too much information? _____yes ____no

Any other comments on the fact sheet?